

SUBDIVISION REVIEW SHEET

CASE NO.: C8-2017-0041**PC DATE:** January 23, 2018**SUBDIVISION NAME:** Penn Place Cottages Preliminary Plan**AREA:** 1.97 acres**LOT(S):** 15**OWNER/APPLICANT:** Scott Way**AGENT:** Big Red Dog Engineering (Kate Kniejski)**ADDRESS OF SUBDIVISION:** 3412 Pennsylvania Avenue**GRIDS:** L23**COUNTY:** Travis**WATERSHED:** Tannehill Branch**JURISDICTION:** Full-Purpose**EXISTING ZONING:** SF-3-NP**DISTRICT:** 1**NEIGHBORHOOD PLAN:** East MLK Combined**PROPOSED LAND USE:** Single Family**ADMINISTRATIVE WAIVERS:** None.**VARIANCES:** None.**SIDEWALKS:** Sidewalks will be provided on both sides of all internal streets and the subdivision side of boundary streets.

DEPARTMENT COMMENTS: The request is for approval of the Penn Place Cottages preliminary plan. The proposed plat is composed of 15 lots and associated right-of-way on 1.97 acres. The plan includes 13 residential cottage lots, 2 open space/drainage lots and the extension of a new street, (Sarabeth Way) connecting to Pennsylvania Ave. All utilities will be provided by the City of Austin. Parkland dedication requirements must be satisfied at time of final plat.

STAFF RECOMMENDATION: The staff recommends approval of the plan. This plan meets all applicable State and City of Austin LDC requirements.

PLANNING COMMISSION ACTION:**CITY STAFF:** Don Perryman**PHONE:** 512-974-2786**E-mail:** don.perryman@austintexas.gov



BRD #321.007

Site Location Map
 MX3 East 12th & Pennsylvania Site
 3413 East 12th Street
 Austin, Travis County, Texas



2021 East 5th Street
 Austin, Texas 78702
 512.669.5560
 WWW.BIGREDDOG.COM

